

ORDINANCE NO. 000518-79

AN ORDINANCE ESTABLISHING INITIAL PERMANENT ZONING AND CHANGING THE ZONING MAP ACCOMPANYING CHAPTER 25-2 OF THE CITY CODE AS FOLLOWS:

LOTS 2, 3, AND 4, BLOCK A, TRESS SONESTA SUBDIVISION, FROM INTERIM RURAL RESIDENCE (I-RR) DISTRICT AND INTERIM SINGLE FAMILY RESIDENCE STANDARD LOT (I-SF-2) DISTRICT TO COMMUNITY COMMERCIAL-MIXED USE-CONDITIONAL OVERLAY (GR-MU-CO) COMBINING DISTRICT, LOCALLY KNOWN AS THE PROPERTY LOCATED AT THE NORTHWEST CORNER OF POND SPRINGS ROAD AND HUNTERS CHASE DRIVE, IN THE CITY OF AUSTIN, WILLIAMSON COUNTY, TEXAS.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from Interim Rural Residence (I-RR) district and Interim Single Family Residence Standard Lot (I-SF-2) district to Community Commercial-Mixed Use-Conditional Overlay (GR-MU-CO) combining district on the property described in File C14-99-2118, as follows:

Lots 2, 3, and 4, Block A, Tress Sonesta Subdivision, a subdivision in the City of Austin, Williamson County, Texas, according to the map or plat of record in Cabinet G, Slides 380-383, of the Official Records of Williamson County, Texas, (the "Property")

locally known as the property located at the northwest corner of Pond Springs Road and Hunters Chase Drive, in the City of Austin, Williamson County, Texas, and as more particularly identified in the map attached as Exhibit "A".

PART 2. The Property within the boundaries of the conditional overlay combining district established by this ordinance is subject to the following conditions:

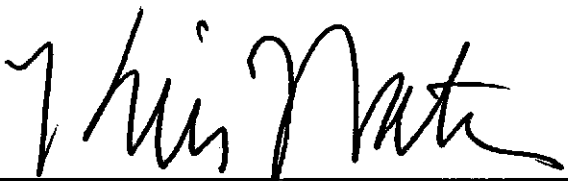
Stormwater detention required by development on the property shall be accomplished with on-site systems.


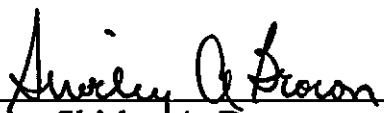
Except as specifically restricted under this ordinance, the Property may be developed and used in accordance with the regulations established for the Community Commercial (GR) base district and other applicable requirements of the City Code.

PART 3. The Council waives the requirements of Section 2-2-3, 2-2-5, and 2-2-7 of the City Code for this ordinance.

PART 4. This ordinance takes effect on May 29, 2000.

PASSED AND APPROVED

_____, May 18, 2000 §  §
Kirk Watson
Mayor

APPROVED:  **ATTEST:** 
Andrew Martin Shirley A. Brown
City Attorney City Clerk

